

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: TENTATIVE DESIGNATION OF REDEVELOPER
DISPOSITION PARCEL R-96
IN THE CHARLESTOWN URBAN RENEWAL AREA
PROJECT NO. MASS. R-55

WHEREAS, the Boston Redevelopment Authority, (hereinafter referred to as the "Authority"), has entered into a contract for loan and capital grant with the Federal Government under Title I of the Housing Act of 1949, as amended, which contract provides for financial assistance in the hereinafter identified Project; and

WHEREAS, the Urban Renewal Plan for the Charlestown Urban Renewal Area, Project No. Mass. R-55, (hereinafter referred to as the "Project Area"), has been duly reviewed and approved in full compliance with local, State and Federal law; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of urban renewal projects with Federal financial assistance under said Title I, including those prohibiting discrimination because of race, color, sex, religion or national origin; and

WHEREAS, Charlestown Rehab Realty Trust, has expressed an interest in and has submitted a satisfactory proposal for the development of Disposition Parcel R-96 in the Charlestown Urban Renewal Area; and

WHEREAS, the Authority is cognizant of Chapter 30, Sections 61 and 62 of the Massachusetts General Laws, as amended, with respect to minimizing and preventing damage to the environment:

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That Charlestown Rehab Realty Trust be and hereby is tentatively designated as Redeveloper of Disposition Parcel R-96 in the Charlestown Urban Renewal Area subject to:

- (a) Concurrence in the proposed disposal transaction by the Department of Housing and Urban Development;
- (b) Publication of all public disclosure and issuance of all approvals required by the Massachusetts General Laws and Title I of the Housing Act of 1949, as amended;

(c) Submission within ninety (90) days in a form satisfactory to the Authority of:

- (i) Evidence of the availability of necessary equity funds, as needed; and
- (ii) Evidence of firm financial commitments from banks or other lending institutions; and
- (iii) Final Working Drawings and Specifications; and
- (iv) Proposed development and rental schedule.

2. That disposal of Parcel R-96 by negotiation is the appropriate method of making the land available for redevelopment.

3. That it is hereby found and determined that the proposed development will not result in significant damage to or impairment of the environment and further, that all practicable and feasible means and measures have been taken and are being utilized to avoid or minimize damage to the environment.

4. That the Secretary is hereby authorized and directed to publish notice of the proposed disposal transaction in accordance with Section 105 (E) of the Housing Act of 1949, as amended, including information with respect to the "Redeveloper's Statement for Public Disclosure" (Federal Form H-6004).

R-96 136-142 High

PARCEL

LOCATION

USE Res. Rehab

AREA R-96 4.067 sq. ft.

WIDTH

DEPTH

ACCESS

PARKING

D.U.'s

ZONING

NOTES:
PARCEL BOUNDARIES AND AREAS BASED ON CITY ASSESSOR'S MAPS ARE APPROXIMATE. PENDING FINAL SURVEYS.

FOR DEFINITIONS, STANDARDS & CON

SEE:

CHARLESTOWN URBAN RENEWAL PLAN

PROJECT NO. MASS. R-55

BOSTON REDEVELOPMENT AUTHORITY

0 50 100

DISPOSITION
PARCELS

DATE:

CHARLESTOWN
Urban Renewal Area
Massachusetts R-55



JUL 31 1974

MEMORANDUM

2867

TO: BOSTON REDEVELOPMENT AUTHORITY

FROM: ROBERT T. KENNEY, DIRECTOR

SUBJECT: CHARLESTOWN URBAN RENEWAL AREA MASS. R-55
DISPOSITION PARCEL R-96
TENTATIVE DESIGNATION OF REDEVELOPER / REHABILITATION

Disposition Parcel R-96 is located at 136-142 High Street in the Charlestown Urban Renewal Area containing approximately 4,067 square feet of land.

This parcel consists of buildings containing 12 residential units feasible for rehabilitation. This site was a tax-foreclosed property acquired by the City of Boston, deed for which has been tendered by the Real Property Department of the City of Boston to the Authority.

Subject parcel was advertised for sale and rehabilitation on June 9, 1974 and proposals were received from the following:

Joseph T. Flaherty, Trustee, Charlestown Rehab Realty Trust
34 Washington St., Charlestown
William F. Kane, DBA Skill Construction Co., Inc.
8 Lawnwood Place, Charlestown
Joseph Lopez Co., 37 River St., Waltham

The Charlestown Rehab Realty Trust was chosen as redeveloper because of this firm's exemplary rehab expertise in related type structures.

It is recommended that the Authority adopt the attached resolution tentatively designating Charlestown Rehab Realty Trust as redeveloper of Disposition Parcel R-96.

An appropriate resolution is attached.

ATTACHED

